

**MINUTES OF THE BOARD OF DIRECTORS
HOLLYWOOD PROPERTY OWNERS ALLIANCE
May 15, 2008**

Directors Present	Chris Bonbright, President	Whitley Court Partners
	Jose Malagon, Vice President	Hollywood Media Center
	Frank Stephan, Treasurer	The Claret Group
	Aziz Banayan	Algert Co., Inc.
	Lynda Bybee	Metro
	Michael Gargano	Argent Ventures and Millennium Partners
	Ron Radachy	Oasis of Hollywood
	Thaddeus Smith	The Music Box Theater
	Tej Sundher	Hollywood Wax Museum
	John Tronson	Tronson Investment Group
	David Green	Nederland Organization - (Ex-officio Member)
Directors Absent	Nathan Korman, Secretary	NBK, LLC
	Bill Hertz	Mann Theatres
	Hilary Royce	Church of Scientology International
	Alan Sieroty	Sieroty Company
	Monica Yamada	CIM Group, Inc.
	Captain Clay Farrell	LAPD - (Ex-officio Member)
	Leron Gubler	Hollywood Chamber of Commerce- (Ex-officio Member)
	Leslie Lambert	CRA/LA - (Ex-officio Member)
Staff	Kerry Morrison	HPOA
	Sarah MacPherson	HPOA
	Joe Mariani Jr.	HPOA
	Katie Zandona	HPOA
	Steve Seyler	Andrews International
Guests	Laura Dodson	Argyle Civic Association
	James Kennish	Argyle Civic Association
	Jonathan Hodges	Hollywood Sound
	James Sinclair	Citizen Smith
	David Dickerson	Kitchen 24
	Charlotte Pitts	AMDA

I. Call to Order

The meeting was called to order by Board President Chris Bonbright at 4:12 P.M.

II. Public Comment

John Hodges, a building owner in the BID, reported to the board that he has experienced recent problems with his neighbors who have closed off an adjacent alley between their two buildings.

James Sinclair, owner of four businesses in the BID, reported to the board that he has at several times tried to reach out to his neighbor to try and bring a resolution to the conflict regarding the alleys between their two properties.

Laura Dodson, Argyle Civic Association, gave an update on the progress and effectiveness of Ovo Control on the community's pigeons. Dodson thanked the board for their prior contribution to the project which has dramatically decreased the pigeon population in just a five month period.

David Dickerson, Kitchen 24, welcomed the Board and guests to visit one of the BID's newest restaurants, Kitchen 24. The location is a contemporary diner style restaurant that will be opening later this month.

Chris Bonbright, as new Board President, welcomed to the Board his appointed Ex-Officio members, Leslie Lambert, CRA/LA and David Green, Nederlander Organization.

III. Approval of Minutes

It was moved by John Tronson, seconded by Aziz Banayan and **CARRIED to approve the minutes from the April 17, 2008 Board Meeting.** [Jose Malagon, Chris Bonbright and Ron Radachy abstained].

IV. Treasurer's Report

A. Kerry Morrison reviewed with the Board the current balances in the multiple HPOA accounts. Morrison informed the board that any additional non assessment revenues accrued by the nonprofit association will be deposited into the HPOA account. In addition to this Morrison noted that the BID's consulting budget may be completely used by the end of this year, due to the retaining of Muni Financial for the BID Renewal efforts, and the additional technical work required of the consultants. If all goes as planned for the remainder of the year, Morrison informed the Board that the BID should finish the year with \$33,000 on hand.

It was moved by Jose Malagon, seconded by Tej Sundher and **CARRIED to approve the Treasurer's Report form April 30, 2008.** [Unanimous]

V. Committee/Activity Reports

A. Marketing Committee:

1. NavigateHollywood.com: Katie Zandona informed the Board that the HPOA staff is continuing to work with a graphic designer to create a logo for the Navigate Hollywood website. Zandona is currently working with the sites web designer to also develop a time line for the project that would estimates the site's completion in late Summer of 2008.

2. Update on Visitor's Guide and Map: Currently the Visitor's Guide and Map is a quarter of the way toward its goals. Zandona reported that map sales are moving along. Zandona asked that any other potential businesses or restaurants that the Board may think of, not already included on the map, please be emailed to her at their earliest convenience.

B. Security Committee

1. Security Committee Discussion re: Noise issues: John Tronson informed the Board that for the last several months, much of the agenda for the Security Committee meetings has been dominated by noise issues in regards to the conflict between loud nightclubs and restaurant patrons disturbing local residents. Recently the committee had a pre-meeting with several representatives from both the nightclubs and condos in the area to discuss the problem in more detail, along with representatives from LAPD and the City Attorney's Office. Tronson reported that the Committee is trying their best to bring resources like the City, business owners and residents together to try and help mitigate these complaints.

2. Crime Update: John Tronson reported that arrests and crime are down in the area according to the most recent LAPD and Andrews' statistics. Tronson also reported that the L.A. County Sheriffs are also making an effort, with the help of PATH, to reach out to homeless individuals who are currently camping out on trains or busses.

3. Update on Business Roundtable Meeting: Morrison discussed with the Board the arrival of Phil Mangano in Hollywood, and asked that those Board members who were able to attend the April 30, 2008 luncheon give their thoughts on the event. Chris Bonbright explained that the meeting was inspiring. Tronson informed the Board that he was surprised to here the great costs associated with homelessness in the city. In an effort to continue with the torch that Mangano has lit, Morrison mentioned that there are two up coming events for the Board to take part in to further the objective of ending homelessness in Hollywood.

4. Step Up on Second Tour: Sarah MacPherson asked that Board members interested in continuing the effort to end homelessness in Hollywood take part in a tour of Step Up on Second, an assisted living facility for formerly homeless mentally ill residents in Santa Monica on June 13, 2008. Those interested in attending were encouraged to contact the HPOA office to RSVP.

5. Project YIMBY Connect Day: John Tronson and Kerry Morrison encouraged the Board to take part in Project YIMBY Connect Day. The day will feature over 30 service providers along with community organizations and members coming together to reach out to homeless individuals throughout the Hollywood area. The event will be taking place at The Music Box theater on Thursday, June 26, 2008 from 7:00 A.M. - 1:00 P.M. As there are several costs associated with the event, the BID has been approached by PATH to take part with other organizations in the community to make a small contribution to help underwrite the day. Kerry, at the request of PATH, recommended that the board donate \$2,500 out of the Security Budget toward the event. Those interested in volunteering are also welcome to contact PATH or the HPOA office for more information.

It was moved by Jose Malagon, seconded by Ron Radachy and **CARRIED to approve the donation of \$2,500, out of the Security Budget, from the HPOA to donate to PATH to help underwrite some of the costs associated with the June 26, 2008 Project YIMBY Connect Day Event.** [Unanimous]

6. Selma Park Celebration: Joe Mariani and Katie Zandona welcomed the Board to come join them along with several community families and members on Saturday, May 31, 2008 as the group reclaims Selma Park as a Family Park. The event will begin at 11:00 A.M. and go till 3:00 P.M. All are welcome to attend.

7. Nerd's Night Out: John Tronson mentioned that Board Members interested in taking part in the first ever Nerd's Night Out clear their calendar's on Saturday June 7, 2008 as the group will

explore the streets of Hollywood in the early hours of the morning. Morrison informed the Board that an email would be going out to the group in the next couple of weeks, which would describe the event in more detail.

C. Streetscape Committee:

1. Possible Field Trip to Culver City: Thaddeus Smith and Sarah MacPherson informed the Board that the Committee is currently trying to organize a field trip within the next month to Culver City to study some of the urban design elements that the city has incorporated into their Urban Design plan. MacPherson is currently trying to set up a meeting there, and will inform the board and the committee once details are finalized. MacPherson would also like to invite Emily Gable Eddie to share with the Board some possible Urban Design principles to incorporate in the BID to help the area develop more "friendly, walkable streets."

VI. Old Business

A. BID Renewal Activities:

1. Progress Report: Morrison gave an update on BID Renewal progress. Currently the petitions were recently completed and mailed to all the owners in the area. Morrison informed the Board that the office would like to receive all petitions back within 30 days in order to meet the City's deadline to have the assessment roll on next year's tax bill. Morrison also thanked John Tronson for all his hard work and commitment while serving as Chair of the BID Renewal Steering Committee. In closing Morrison invited all Board members to attend the HPOA's Annual All Property Owners Meeting on Tuesday, May 27, 2008 from 4:30 P.M. - 7:00 P.M. at Mood.

VII. New Business

A. Clarett Final Design Meeting: Frank invited all those interested in attending, to join him afterward at Clarett's Final Design Meeting. The meeting is open to the public and a large scale model of their project will be on display.

VIII. Report from Executive Director

A. Hail a Cab Hearing: Morrison informed the Board that she had recently testified at the Taxi Cab Commissioners hearing in the morning. Morrison conveyed to those in attendance at the hearing the Board's favor in supporting the hail a cab motion. The Commission ruled in favor of starting a six month trial "Hail a Cab" Program. The next step is for City Council to vote in favor of approving the plan.

IX. Next Meeting

The next meeting is scheduled for Thursday, June 19, 2008 in Suite 200 of the Taft Building (1680 Vine St., Hollywood, CA. 90028).

X. Adjournment

There being no further business the meeting was adjourned by Board President Chris Bonbright at 5:37 P.M.